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**UNITED STATES DISTRICT COURT
DISTRICT OF NEVADA**

JPMORGAN CHASE BANK, N.A., a
national banking association,

Plaintiff,

vs.

SFR INVESTMENTS POOL 1, LLC, a
Nevada limited liability company; THE
WILLOWS HOMEOWNERS'
ASSOCIATION, a Nevada non-profit
corporation; DANIEL A. RICHARD, an
individual,

Defendants.

Case No. 2:17-CV-00324-GMN-PAL

**STIPULATION AND ORDER TO STAY
ENTIRE CASE PENDING
SETTLEMENT**

(First Request)

SFR INVESTMENTS POOL 1, LLC, a
Nevada limited liability company,

Counterclaimant/Cross-Claimant,

vs.

JPMORGAN CHASE BANK, N.A.;
DANIEL A. RICHARD, an individual,

Counter-Defendant/Cross-Defendants.

Pursuant to Local Rules LR IA 6-2 and LR 7-1, Plaintiff/Counter-Defendant JPMorgan Chase Bank, N.A. ("Chase"), Defendant/Counterclaimant/Cross-Claimant SFR Investments Pool 1, LLC ("SFR") and Defendant The Willows Homeowners' Association ("The Willows"), through their respective attorneys, stipulate as follows:

1. On December 18, 2017, the Court entered an order extending the discovery deadlines, which set the deadline to complete discovery for March 5, 2018 and the deadline to file dispositive motions for April 5, 2018. *See* ECF No. 53.

2. On March 7, 2017, the Court entered an order extending the dispositive motion deadline to April 19, 2018 to allow the parties to take the deposition of The Willows' Rule 30(b)(6) designee outside the time to complete discovery. *See* ECF No. 55.

3. The Parties have since come to an agreement and are in the process of finalizing settlement.

4. Given the resolution and to avoid wasting resources and incurring potentially unnecessary expense associated with discovery, the Parties agree, and hereby request, a stay of the case to give each side sufficient time and resources to finalize settlement.

[continued on the following page]

5. The Parties make this stipulation in good faith and not for purposes of delay.

Dated: March 12, 2018

BALLARD SPAHR LLP

KIM GILBERT EBRON

By: /s/ Maria A. Gall

By: /s/ Diana S. Ebron

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Attorneys for Defendant The Willows' Homeowners Association

ORDER

IT IS HEREBY ORDERED that the parties' stipulation to stay the entire case is **GRANTED**. **IT IS FURTHER ORDERED** that all pending motions are **DISMISSED** without prejudice, to be refiled within thirty (30) days of lifting of the stay. **IT IS FURTHER ORDERED** that the parties shall file joint status reports every sixty (60) days during the stay of this case, the first joint status report due no later than May 15, 2018. If a stipulation for dismissal is filed, no joint status report will be required.

IT IS SO ORDERED.

DATED this 20 day of March, 2018.


Gloria M. Navarro, Chief Judge
UNITED STATES DISTRICT COURT